

TOWN OF SCOTT, BROWN COUNTY, WISCONSIN
MINUTES OF PUBLIC HEARING
SPECIAL ASSESSMENTS to levy special assessments for final coat of hot mix asphalt
paving on Shore Crest Trail, Scotchman Drive and Shore Crest Court
all in the Wequiock Creek Estates Subdivision
March 9, 2010 – 5:30 pm

1. Call To Order

A Public Hearing was called to order at 5:30 P.M. on March 9, 2010 in the Town Hall by Chairman Mike Van Lanen. Present were Chairman Van Lanen, Supervisors Cyril Van Laanen, Kenneth Jacobs, Jeffrey Zlatohlavek, Tom DePas, Clerk/Treasurer John Roth, Economic Development Coordinator/Planner Dave Cerny, Engineer Scott Brosteau, Attorney Dennis Duffy. Two residents three residents were also present.

2 Affidavit of Posting.

An Affidavit stating that the notice of the hearing had been mailed to the affected property owners, published in the Green Bay Press Gazette and posted as required in the Town was presented by the Clerk/Treasurer.

MOTION KEN JACOBS/CY VAN LAANEN to approve the affidavit of posting. Vote: Aye-5, No-0. Carried.

3. Purpose of the Hearing

The hearing is being held in regard to levying special assessments for final coat of hot mix asphalt paving on Shore Crest Trail, Scotchman Drive and Shore Crest Court all in the Wequiock Creek Estates Subdivision. When the Developer installed the streets, the second coat of asphalt was not completed. The proposed special assessments are being imposed on the vacant lots presently owned by the Developer only. The following is the list of parcels to be assessed:

SC-2130	SC-2154
SC-2131	SC-2155
SC-2132	SC-2157
SC-2136	SC-2158
SC-2137	SC-2159
SC-2140	SC-2160
SC-2143	SC-2161
SC-2145	SC-2164
SC-2153	SC-2167
	SC-2170

Town Engineer Scott Brosteau summarized the project and itemized the bids as received for the paving of the roads. The bids also included two other Town Roads. Two bids were received. Northeast Asphalt was the low bid at \$105,867.10. The portion of the bid for the Wequiock Creek Estates paving projects came in higher than Brosteau's initial estimate (\$51.21 higher per lot). The total assessment per lot is now \$3143.87.

Public Input:

- Jim Wadzinski, 3848 Shore Crest Trail: Asked about adjusting the sewer manhole rings

as part of this project. Brosteau stated that the paving will be adjusted to the sewer manholes and that he would look into this to make sure the height of the sewer manholes are at the proper height. Wadzinski also asked about a “sunken curb”, will this be adjusted? Brosteau will look into this.

Harlan Basten: asked about the assessments. The assessments are on the unsold lots. Brosteau explained and gave the history of the development, paving and that the second coat of asphalt was not completed. The existing houses paid for a fully developed road. Basten also asked about the assessment policy. Basten stated that the City of Green Bay withheld building permits to enforce Developers to complete road projects. Town Attorney Dennis Duffy stated that this was not legal

Jim Wasinski: stated that the Developer had an escrow set aside for the paving of the second coat. Chairman Van Lanen stated that the Town did not receive the escrow money, the Developer must have kept it.

Chairman Van Lanen: The Town had something in writing that the Developer agreed to the second coat of asphalt (Resolution 2004-10-02) The Developer did not complete the project. The Town now has a policy in place that Developers have a Letter of Credit to guarantee to the Town that paving will be completed.

Attorney Duffy stated for the record that the Town Engineer filed a revised engineer’s report on March 9, 2010 with the adjusted costs from the bid.

5. Adjourn

MOTION JEFF ZLATOHLAVEK/KEN JACOBS, to adjourn the Public Hearing.
Vote: Aye-5, No-0. Carried. Adjourned at 5:50 P.M.

John Roth, Clerk/Treasurer